

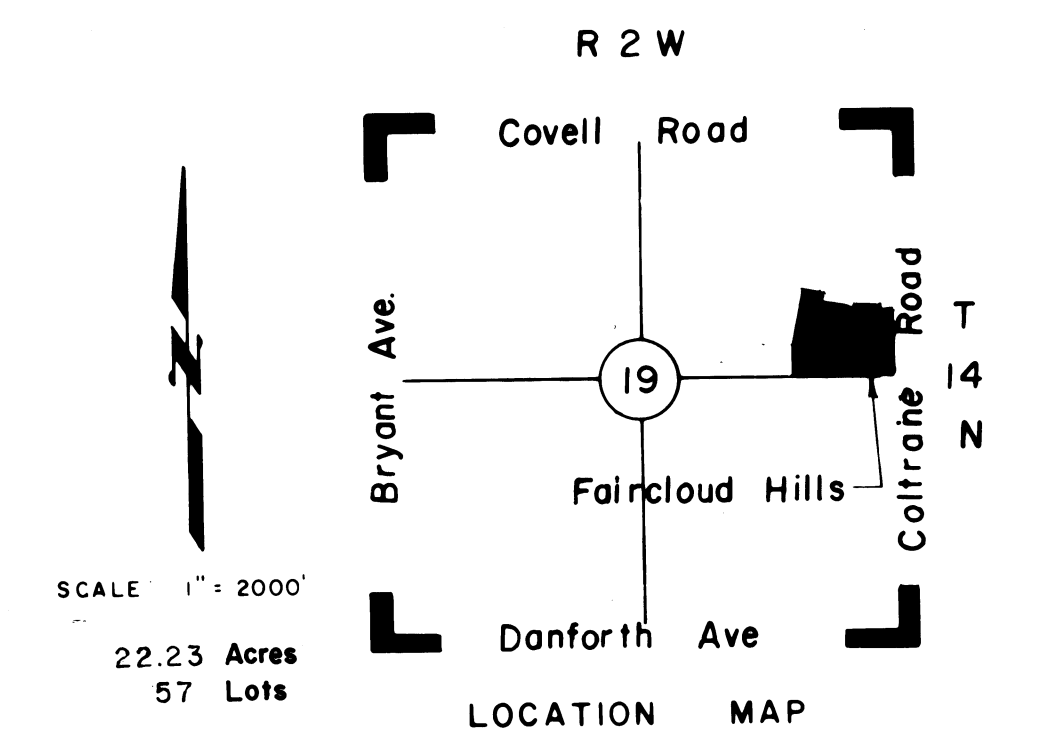
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Filing Fee \$25.00

PLAT OF FAIRCLOUD HILLS
SECTION 19, T14N, R2W
RECORDED ON 11/11/84

FAIRCLOUD HILLS

Part of the NE 1/4, Sec. 19, T14N, R2W, I.M.

AN ADDITION TO THE CITY OF EDMOND, OKLAHOMA COUNTY, OKLAHOMA



OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS that the undersigned FINANCIAL I & A INC., an Oklahoma Corporation, hereby certifies that it is the owner of the legal title and the only person, firm or corporation having any legal right, title or interest in and to the land shown on the annexed map or plat of FAIRCLOUD HILLS, an addition to the City of Edmond, being a subdivision of Part of the NE 1/4 of Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma and does further certify:

THAT as the owners of the title to said lands which is shown and described on the annexed plat of FAIRCLOUD HILLS do hereby dedicate the streets and avenues shown on said map or plat for the uses of the public for its successors and assigns and guarantees a clear title to said land and has caused the same to be released of all encumbrances so that the title is clear except mineral reservations and rights of ways of record except as shown in Bonded Abstractor's Certificate hereon.

THAT the areas indicated on said plat as drainage or utility easements are hereby reserved for the purposes of locating, constructing, erecting, maintaining, conducting and performing any public or quasi-public utility function or service above or beneath the surface of the ground with rights of ingress and egress at any time for the purpose of installing, repairing, maintenance, operation and removal of any such public or quasi-public utility.

SAID property covered by this plat and this dedication are subject to certain restrictions, reservations and covenants contained in a separate instrument which may be filed subsequent to filing of the plat.

IN WITNESS WHEREOF said Corporation has caused this instrument to be executed at Edmond, Oklahoma this 30 day of June, 1984.

ATTEST:
By: John Creamer
John Creamer, President

STATE OF OKLAHOMA)
COUNTY OF LOGAN) ss.

BEFORE ME, the undersigned, a Notary Public, in and for said county and state on this 30th day of JUNE, 1984, personally appeared JOHN CREAMER known to be the identical person who subscribed the name of the maker thereof to the above and foregoing Owner's Certificate and Dedication as its President and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of said Corporation for the uses and purposes therein set forth.

WITNESS MY HAND AND SEAL the day and year last written.
My Comm. Expires: 9-20-84

SURVEYOR'S CERTIFICATE

I, G. Earnest Isch, a Registered Land Surveyor in the State of Oklahoma, do hereby certify that the annexed plat of FAIRCLOUD HILLS, an addition to the City of Edmond, Oklahoma County, Oklahoma, correctly represents an accurate survey made, under my supervision, and that the monuments shown thereon actually exist and are correctly shown.

By: G. Earnest Isch
G. Earnest Isch, R.L.S.

STATE OF OKLAHOMA)
COUNTY OF LOGAN) ss.

BEFORE ME, the undersigned, a Notary Public in and for said County and State on this 29th day of JUNE, 1984 personally appeared G. Earnest Isch, to me known to be the identical person who subscribed the name of the maker thereof and that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

WITNESS my Hand and Notary Seal the day and year last above written.
My Comm. Expires: 9-20-84

CITY CLERK'S CERTIFICATE

I, Patsy Sandefur, City Clerk of the City of Edmond, Oklahoma, do hereby certify that I have examined the records of said City and find all deferred payments or unamatured installments on special assessments have been paid in full and there is no special assessment procedure now pending against the land shown on the annexed plat of FAIRCLOUD HILLS, a part of the NE-1/4, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, on the 2nd day of JULY, 1984.

By: Patsy Sandefur
Patsy Sandefur, City Clerk



"T" DATA

NO.	BEARING	DISTANCE
1	S 17° 34' 05" W	32.18
2	S 17° 34' 05" W	80.00
3	N 72° 25' 55" W	86.03
4	N 00° 19' 45" W	25.00
5	N 17° 34' 05" E	31.48
6	N 44° 51' 30" E	23.47
7	N 44° 51' 30" E	9.39
8	N 44° 51' 30" E	14.08
9	N 17° 34' 05" E	32.18
10	N 00° 19' 45" W	6.20
11	N 47° 35' 34" E	36.96
12	N 04° 23' 59" W	37.88
13	S 45° 08' 30" E	2.88
14	N 05° 15' 44" E	4.13
15	N 74° 51' 55" E	42.60
16	S 42° 24' 26" E	33.67
17	N 53° 44' 45" E	40.36
18	N 27° 25' 55" W	35.36
19	S 21° 06' 54" E	31.24
20	N 62° 34' 05" E	35.36
21	S 38° 12' 57" E	28.12
22	N 10° 32' 06" E	40.29
23	S 27° 04' 42" E	11.39
24	S 77° 13' 40" E	32.03
25	S 42° 45' 34" E	33.73
26	N 44° 40' 15" E	35.36
27	N 17° 34' 05" E	10.59
28	N 51° 47' 03" E	41.35
29	S 89° 20' 05" E	36.98
30	N 04° 44' 30" W	36.98
31	N 46° 55' 40" E	36.71
32	S 45° 19' 45" E	35.36
33	N 00° 19' 45" W	17.05
34	S 45° 19' 45" E	35.36
35	N 44° 40' 15" E	35.36
36	N 04° 23' 59" W	7.00
37	S 45° 08' 30" E	7.31
38	N 85° 19' 12" E	32.44

CURVE DATA

No.	Chord Bearing	Chord	Δ	Radius	Length	Tangent
1	N 25° 03' 37" E	225.81	39° 35' 46"	333.35	230.37	120.00
2	N 31° 12' 47" E	155.96	27° 17' 25"	330.55	157.44	80.24
3	N 42° 50' 07" E	510.57	86° 19' 45"	373.17	562.27	350.80
4	N 84° 42' 18" E	18.00	2° 35' 24"	398.17	18.00	9.00

NOTE: No Fence to be Constructed Within 3' Fence Setback.

LEGAL DESCRIPTION

Being a part of the NE-1/4 of Section 19, T 14 N, R 2 W, I.M., to the City of Edmond, Oklahoma County, Oklahoma and being more particularly described as follows:

BEGINNING: At the SE corner of said NE-1/4,
THENCE: N 0°19'45" W along the east line of said NE-1/4 for a distance of 690.00',
THENCE: S 89°40'15" W for a distance of 195.00',
THENCE: N 0°19'45" W for a distance of 25.00',
THENCE: S 89°40'15" W for a distance of 179.00',
THENCE: N 72°25'55" W for a distance of 86.03',
THENCE: S 17°34'05" W for a distance of 80.00',
THENCE: N 72°25'55" W for a distance of 450.00',
THENCE: N 17°34'05" E for a distance of 32.18',
THENCE: N 72°25'55" W for a distance of 261.31',
THENCE: S 16°57'15" W for a distance of 572.50' to a point on the west line of the E-1/2 of said NE-1/4,
THENCE: S 0°26'42" E along said west line for a distance of 362.00' to the SW corner of said E-1/2, NE-1/4,
THENCE: N 89°55'24" E along the south line of said E-1/2, NE-1/4 for a distance of 1316.85' TO THE POINT OR PLACE OF BEGINNING.

Said described tract contains 22.23 acres.

APPROVAL OF PLAT AND ACCEPTANCE OF DEDICATIONS BY CITY COUNCIL

Be it hereby resolved by the Council of the City of Edmond, Oklahoma, that the annexed plat of FAIRCLOUD HILLS, a part of the NE-1/4, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, is hereby approved and the dedications shown hereon are hereby approved and accepted.

ADOPTED by the Council of the City of Edmond, Oklahoma this 2nd day of JULY, 1984.

ATTEST:
By: Patsy Sandefur
City Clerk

BONDED ABSTRACTOR'S CERTIFICATE

The undersigned duly qualified and lawfully bonded abstractor of titles in and for the County of Oklahoma, State of Oklahoma, hereby certifies that the records of said County show that the title to said land shown on the annexed plat of FAIRCLOUD HILLS, a part of the NE-1/4, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma is vested in FINANCIAL I & A, INC., an Oklahoma Corporation, and that on the 28th day of June, 1984, there were no actions pending or judgements of any nature in any court or on file with any Clerk of any Court in said County and State against said land or the owner thereof and that the taxes are paid for 1983 and prior years and that there are no outstanding tax sales certificates, tax deeds outside the chain of title relied on and that there are no liens, mortgages, easements, rights of ways, oil and gas leases and mineral interests or encumbrances except those shown or record.

By: Don F. Lusk
President

COUNTY TREASURER'S CERTIFICATE

I, the undersigned, do hereby certify that I am the duly elected, qualified and acting County Treasurer of Oklahoma County, State of Oklahoma, and that the tax records of said county show all taxes are paid for the year 1983 and prior years on the land shown on the annexed plat of FAIRCLOUD HILLS, a part of the NE-1/4 Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, and that the required statutory security has been deposited in the office of the County Treasurer guaranteeing payment of the current year's taxes.

IN WITNESS WHEREOF, said County Treasurer has caused this instrument to be executed in Oklahoma City, Oklahoma, this 31st day of July, 1984.

By: Joe B. Barnes

CITY PLANNING COMMISSION APPROVAL

I, the undersigned, Chairman of the City Planning Commission of the City of Edmond, Oklahoma hereby certify that said Planning Commission duly approved the Final Plat of FAIRCLOUD HILLS, a part of the NE-1/4, Section 19, T 14 N, R 2 W, I.M., Oklahoma County, Oklahoma, an addition to the City of Edmond on the 1st day of NOV, 1983, 1984.

By: William D. Parker
Chairman

This reproduction meets the requirements as outlined in Senate Bill 377, Section 518, as amended.

TRIANGLE/A & E, Inc.
BOX 306 OKLAHOMA CITY 73101

MAPCO ENGINEERING CORPORATION
2800 SOUTH BROADWAY
EDMOND, OKLAHOMA 73034
405/348-0550
EDMOND

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